



City of Santa Barbara

City Clerk's Office

SantaBarbaraCA.gov

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PUBLIC NOTICE **City of Santa Barbara**

NOTICE IS HEREBY GIVEN that the City Council of the City of Santa Barbara will conduct a Public Hearing on Tuesday, August 1, 2017, during the afternoon session of the meeting which begins at 2:00 p.m. in the Council Chamber, City Hall, 735 Anacapa Street, Santa Barbara. The hearing is to consider the appeal filed by John J. Thyne III, Esq., on behalf of property owner Joe Armel, of the Architectural Board of Review's denial of application MST2017-00109 on April 24, 2017, to convert an existing residential unit to a short-term rental at 812 Jennings Avenue (APN 017-043-003).

The project is comprised of the conversion of a 1,081 square-foot residence and 197 square-foot garage into a short-term rental/hotel. Exterior changes include the addition of two new uncovered parking spaces, removal of the garage door on the accessory structure, a new three foot fence along the front property line, new landscaping, and widening of the existing driveway apron. The required discretionary applications are a Development Plan to allow the conversion of 1,278 square feet of residential floor area to nonresidential floor area, and design review for exterior alterations.

The project requires an environmental finding for a CEQA Guidelines Section 15183 Exemption – Projects Consistent with the General Plan.

If you challenge the Council's action on the appeal of the Architectural Board of Review's decision in court, you may be limited to raising only those issues you or someone else raised at the public hearing described in this notice, or in written correspondence delivered to the City at, or prior to, the public hearing.

You are invited to attend this hearing and address your verbal comments to the City Council. Written comments are also welcome up to the time of the hearing, and should be addressed to the City Council via the City Clerk's Office, P.O. Box 1990, Santa Barbara, CA 93102-1990.

On Thursday, July 27, 2017, an Agenda with all items to be heard on Tuesday, August 1, 2017, will be available at 735 Anacapa Street and at the Central Library. Agendas and Staff Reports are also accessible online at www.santabarbaraca.gov; under Most Popular, click on Council Agenda Packet. Regular meetings of the Council are broadcast live and rebroadcast on Wednesdays and Thursdays at 7:00 p.m. and on Saturday at 9:00 a.m. on City TV Channel 18. Each televised Council meeting is closed captioned for the hearing impaired. These meetings can also be viewed over the Internet at www.SantaBarbaraCA.gov/CouncilVideos.

In compliance with the Americans with Disabilities Act, if you need auxiliary aids or services or staff assistance to attend or participate in this meeting, please

contact the City Administrator's Office at 564-5305. If possible, notification at least 48 hours prior to the meeting will usually enable the City to make reasonable arrangements. Specialized services, such as sign language interpretation or documents in Braille, may require additional lead time to arrange.

(SEAL)



Sarah Gorman
City Clerk Services Manager
July 20, 2017